

Floor Plan (for identification purposes only)



Seaview Loft, Flat 3, Torbay, Headlands  
View, Hornsea HU18 1NF

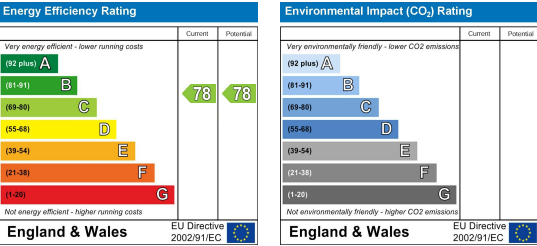
£139,950



Viewing

Please contact our Q & C Hornsea Office on 01964 537123 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



VIEWINGS Strictly by appointment through the Sole Agent's Hornsea Office on 01964 537123 . The mention of any appliances &/or services within these sales particulars does not imply they are in full and efficient working order. ALL MEASUREMENTS ARE APPROXIMATE & FOR GUIDANCE ONLY We endeavour to make our sale details accurate & reliable, but if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so, particularly if contemplating travelling some distance to view the property. NONE OF THE STATEMENTS CONTAINED IN THESE PARTICULARS ARE TO BE RELIED UPON AS STATEMENT OR REPRESENTATION OF FACT. These sales particulars are based on an inspection made at the time of instruction and are intended to give a general description of the property at the time.







- A Beautifully Refurbished Seaview Flat
- Private Hall & Landing
- 2 Double Bedrooms
- Private Parking Bay
- Only Needs to be Seen!

- Super Sea Front Location with Superb Views
- Living Room & Fitted Kitchen
- Spacious Bathroom/W.C. with Shower
- All Main Furnishings Included
- Energy Rating - C

A BEAUTIFULLY REFURBISHED TWO DOUBLE BEDROOMED SECOND FLOOR FLAT WHICH ENJOYS A SUPERB SEA FRONT LOCATION WITH SOME DELIGHTFUL SEA VIEWS. THIS FLAT IS OFFERED FOR SALE WITH ALL MAIN FURNISHINGS INCLUDED AND THERE IS NO SELLING CHAIN INVOLVED.

#### LOCATION

This flat forms the upper floor of a substantial former semi detached house which enjoys a super sea front location in Headlands View overlooking the North Promenade and enjoying some delightful sea views.

Hornsea is a small East Yorkshire coastal town which has a resident population of a little over 8,000. The town offers a good range of local amenities including a range of shops, bistros and restaurants, schooling for all ages and a host of recreational facilities including sailing and fishing on Hornsea Mere, as well as the beach and seaside amenities, a leisure centre and an 18 hole golf course. The town is also well known for the Hornsea Freeport, a large out of town retail shopping village and leisure park. The town lies within 18 miles drive of the city of Hull, 13 miles of the market town of Beverley and about 25 miles from the M62.

#### ACCOMMODATION

This flat has been comprehensively refurbished since 2019 with the more major works including a new gas fired central heating system, new electrical wiring, new UPVC double glazed windows, new kitchen and bathroom fittings and has been replastered and decorated throughout. The accommodation comprises:

#### AN EXTERNAL METAL STAIRCASE

Leads up to the first floor level where a private front entrance door opens into:

#### ENTRANCE HALL

5'10" x 6'3" overall (1.78m x 1.91m overall)  
With a dog leg staircase leading off and cupboard under, cloaks rail and one central heating radiator.

#### SECOND FLOOR LANDING

5'10" x 6'11" (1.78m x 2.11m)  
With downlighting to the ceiling and doorways to:

#### LIVING ROOM AND KITCHEN

14'8" x 16'10" overall (4.47m x 5.13m overall)  
With a dormer window providing a fabulous view over the sea, a wall mounted remote controlled electric living flame effect fire and two central heating radiators. The kitchen area is fitted out with a range of matching base and wall units which incorporate contrasting worksurfaces with an inset stainless steel sink and tiled splashbacks, built in oven and ceramic hob with cooker hood over, integrated dishwasher, an upright fridge freezer and a microwave.

#### BEDROOM 1

14'6" x 14'10" overall (4.42m x 4.52m overall)  
With a dormer window providing a side view to the sea, a large walk in store cupboard and one central heating radiator.

#### BEDROOM 2

11'4" x 12'10" overall (3.45m x 3.91m overall)  
With a dormer window providing an attractive



outlook of Elim Lodge Gardens, a built in utility cupboard housing the gas fired central heating boiler and a combined automatic washing machine and dryer, and one central heating radiator.

#### BATHROOM

10'7" x 5'2" (3.23m x 1.57m)  
With a three piece white suite comprising a panelled bath with an electric instant heated shower over, pedestal wash hand basin and low level w.c., shaver point, a ladder style hot towel rail and one central heating radiator.

#### OUTSIDE

There is a concreted PARKING BAY for one car which is positioned to the side of the external staircase.

#### TENURE

The flat is held on a 999 year lease from 1st January 2015. Further details will be provided by the vendors solicitors.

#### EXTRAS

All fitted floor coverings, curtains, blinds and light fittings, together with all main furnishings (except a small side board on the landing and a chest of 4 drawers in bedrooms 1) will be included in the sale price.